

City Council
Atlanta, Georgia

06- 0 -1801

AN ORDINANCE
BY: ZONING COMMITTEE

Z-06-82
Date Filed: 7-11-06

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at **1822 Hollywood Road, N.W.**, be changed from the R4-A (Single-family Residential) District to the MRC-3 (Mixed Residential Commercial) District, to wit:

ALL THAT TRACT or parcel of land lying and being Land Lot 251, 17th District, Fulton County, Georgia being more particularly described by the attached legal description and/or survey.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development", as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

C-12

LEGAL DESCRIPTION
1822 Hollywood Road

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 252 of the 17th District, Fulton County, Georgia and being more particularly described as follows:

To find the TRUE POINT OF BEGINNING, commence at a point located on the Westerly Right-of-Way of Hollywood Road (50' R/W) 500± feet north of the intersection of the right-of-way of Browntown Road; thence leaving said right-of-way line North 79 degrees 17 minutes 29 seconds West a distance of 123.90± feet to a point; thence South 16 degrees 56 minutes 15 seconds West a distance of 35 feet to a point; thence South 83 degrees 59 minutes 00 seconds West a distance of 66.10± feet along land lot line to a point; thence North 06 degrees 01 minutes 00 seconds West a distance of 127.30± feet to a point; thence North 67 degrees 12 minutes 47 seconds West a distance of 25.0± feet to a point; thence North 06 degrees 04 minutes 18 seconds West a distance of 73.3± feet to a point; thence South 87 degrees 36 minutes 29 seconds East a distance of 25.0± feet to a point; thence North 06 degrees 03 minutes 07 seconds West a distance of 95.16± feet to a point; thence South 89 degrees 01 minutes 00 seconds East a distance of 200± feet to a point on the Westerly Right-of-Way of Hollywood Road; thence traveling along the Westerly Right-of-Way of Hollywood Road South 06 degrees 01 minutes 00 seconds East to a point and the TRUE POINT OF BEGINNING.

Said tract containing 1.290 acres

This legal prepared from a compiled plat by others and D.B.29950 PG. 662.

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